

173.0

0003

0012.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRaised: 505,100 /

USE VALUE: 505,100 /

ASSESSed: 505,100 /

Total Card /

Total Parcel

505,100

505,100

505,100

PROPERTY LOCATION

No	Alt No	Direction/Street/City
44		SUTHERLAND RD, ARLINGTON

OWNERSHIP

Owner 1:	XIAN YUQI
Owner 2:	LI QINGZHI
Owner 3:	
Street 1:	44 SUTHERLAND RD
Street 2:	
Twn/City:	ARLINGTON
St/Prov:	MA
Postal:	02476

PREVIOUS OWNER

Owner 1:	BELYEA MARY JANE -
Owner 2:	-
Street 1:	44 SUTHERLAND RD
Twn/City:	ARLINGTON
St/Prov:	MA
Postal:	02476

NARRATIVE DESCRIPTION

This parcel contains 1,983 Sq. Ft. of land mainly classified as One Family with a Old Style Building built about 1925, having primarily Wood Shingle Exterior and 840 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 5 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	7	Steep
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		1983		Sq. Ft.	Site		0	70.	2.42	6									335,643						335,600	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	1983.000	169,500		335,600	505,100
Total Card	0.046	169,500		335,600	505,100
Total Parcel	0.046	169,500		335,600	505,100
Source:	Market Adj Cost	Total Value per SQ unit /Card:	601.31	/Parcel:	601.3

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	169,600	0	1,983.	335,600	505,200	505,200	Year End Roll	12/18/2019
2019	101	FV	150,200	0	1,983.	330,800	481,000	481,000	Year End Roll	1/3/2019
2018	101	FV	149,800	0	1,983.	254,100	403,900	403,900	Year End Roll	12/20/2017
2017	101	FV	149,800	0	1,983.	239,700	389,500	389,500	Year End Roll	1/3/2017
2016	101	FV	149,800	0	1,983.	220,600	370,400	370,400	Year End	1/4/2016
2015	101	FV	141,800	0	1,983.	206,200	348,000	348,000	Year End Roll	12/11/2014
2014	101	FV	141,800	0	1,983.	189,900	331,700	331,700	Year End Roll	12/16/2013
2013	101	FV	141,800	0	1,983.	189,900	331,700	331,700		12/13/2012

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
BELYEA MARY JAN	75937-424	1	10/20/2020		585,000	No	No		
MATHESON LUCILL	25622-219		9/1/1995		127,500	No	No	Y	

TAX DISTRICT

PAT ACCT.

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
12/8/2010	2379	Re-Roof	4,850					
9/27/2010	2050	Redo Kit	12,000					REPL 2 WINDOWS

ACTIVITY INFORMATION

Date	Result	By	Name
11/19/2020	SQ Mailed	MM	Mary M
6/27/2018	MEAS&NOTICE	BS	Barbara S
3/17/2009	Missed Appt.	163	PATRIOT
12/30/2008	Measured	163	PATRIOT
3/7/2000	Inspected	276	PATRIOT
12/21/1999	Mailer Sent		
12/14/1999	Measured	263	PATRIOT
7/22/1993		EK	

Sign:

VERIFICATION OF VISIT NOT DATA

___/___/___

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

Database: AssessPro - FY2021

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2021

